



## Apartment Four-bedroom (5+kk)

Rented

186 m<sup>2</sup>, Praha 5, Malá Strana, Zborovská





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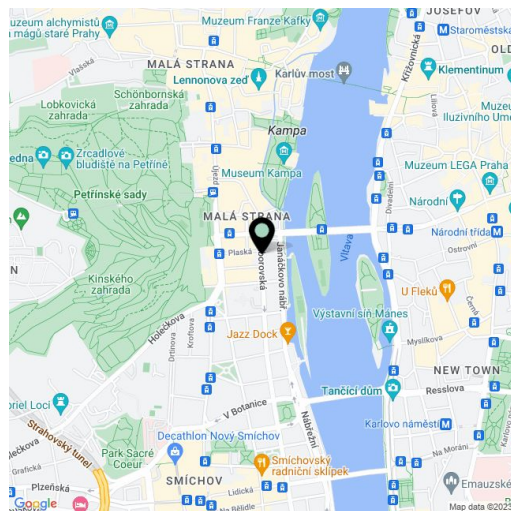
**Rented**186 m<sup>2</sup>, Praha 5, Malá Strana, Zborovská

Total area	190 m <sup>2</sup>
Floor area*	186 m <sup>2</sup>
Balcony	4 m <sup>2</sup>
Parking	-
Cellar	Yes
PENB	G
Reference number	27727
Available from	Immediately

Renovated unfurnished sunny 3-bedroom 3-bathroom flat is complete with two balconies. Situated on the third floor of a traditional historic building with a new lift and lots of preserved original details. Located on the border of Malá Strana and Smíchov, just a short walk to the Petřín Hill, within quick reach of the Nový Smíchov entertainment and shopping center, Anděl metro station, the French School, and the Vltava riverbank, with quick access to the city center.

The interior features five interconnected rooms – a corner living room with bay windows and a **balcony**, an adjacent **office** separated by a large glass door, a fully fitted and equipped eat-in kitchen, and two bedrooms. There is one more separate bedroom with an en-suite bathroom (walk-in shower, toilet), two more bathrooms (bath / walk-in shower, toilet), utility room, guest toilet, and entry hall.

Preserved original details, bio ethanol **fireplace**, high ceilings, stucco ornaments, large windows, **solid wood parquet floors**, tiles, carpet, built-in wardrobes and storage, **historic ceramic stove** in one of the bedrooms, independent gas boiler, washer, dryer, dishwasher, microwave oven, TV, alarm, chip entry to the building, cellar. Common building charges and water around CZK 4000 per month. Deposit for gas and electricity is billed separately.



\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.

